

To: Muhammad Rahman, Development Management
From: Melinda Barham, Trees and Landscape
Date: 2nd June 2021
Your ref:
Our ref: PL/MB/EPF/1306/21



Address – 7 Brooklyn Avenue, Loughton

Proposal - Proposed detached 3 bedroom dwelling in an existing side garden.

We have NO OBJECTION to this application subject to the addition of the following conditions:-

SCN31 – retention of trees and shrubs

Tree Protection

Tree protection shall be implemented prior to the commencement of development activities (including demolition), and the methodology for development (including supervision) shall be undertaken in accordance with the submitted Tree Survey/ Arboricultural Method Statement reports and Tree protection shall be installed as shown on Arborterra Ltd drawing number 720-03 dated April 2021 unless the Local Planning Authority gives its prior written approval to any alterations.

Reason: To safeguard and enhance the visual amenities of the area and to ensure a satisfactory appearance to the development, in accordance with policy LL10 of the adopted Local Plan 1998 & 2006, policies DM3 and DM5 of the Local Plan Submission Version 2017, the NPPF 2019, and Section 197 of the Town and Country Planning Act 1990 (as amended).

Hard and soft landscaping

Hard and soft landscaping shall be implemented as shown on Tententen 'proposed landscaping plan' drawing number 103; and the accompanying planting schedule The works shall be carried out prior to the occupation of the building or completion of the development, whichever is the sooner. If any plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased, shall be replaced in the next planting season with others of similar size and species unless the Local Planning Authority gives written consent to any variation.

Reason: To secure the provision and retention of the landscaping in the interests of the visual amenity of the area in accordance with policies CP2 & LL11 of the adopted Local Plan 1998 & 2006, policies DM3 and DM5 of the Local Plan Submission Version 2017, the NPPF 2019, and Section 197 of the Town and Country Planning Act 1990 (as amended).

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